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**Brookfield Owners
Association**

**Issue
December**



A Community Newsletter for the Brookfield Owners Association

Brookfield

Home Improvements >>>

Please remember...

Please remember that NO improvements can be constructed on the property without Architectural Approval first through the ACC .

Contact the Certified Management (CMA) office in advance.

Call: (512) 339-6962

Email: frontdesk@cmaaustin.com

Have you submitted your request & have written approval from the ACC?



Community Events >>>

3rd Annual Brookfield Christmas Caroling

Plus pictures and cookies with Santa!

When: December 15th

Where: Park near the pool
(1050 Tudor House Rd)

Please bring cookies to share! There will be hot cocoa, cookies and picture opportunities with our Brookfield Santa! Festive attire strongly encouraged!

You can download a songbook here:

<https://tinyurl.com/BFsongbook>

Time: Pictures & treats at 5pm, Caroling begins at 6pm!



Find photos from past events at: www.facebook.com/brookfieldowners

The Brookfield Social Committee planned a lot of fun for next year. Mark your calendars and let us know if you would like to help!!

Brookfield Events for 2019:

- March 17th - St. Patrick's Fun Day
- April 13th – Easter Egg Hunt
- May 4th – Spring Neighborhood Yard Sale
- June 1st – Brookfield Pool Party
- July 6th – Movie at the Pool

We can't pull off awesome events without volunteers!
Want to help? frontdesk@cmaaustin.com



NEIGHBORHOOD EVENTS



Notify CMA if you see a problem in the neighborhood.

frontdesk@cmaaustin.com

(512) 339-6962

News around the Neighborhood

Like & follow Brookfield Owner's Association official facebook page for events & news:

<https://www.facebook.com/brookfieldowners/>

Brookfield's website no longer needs a login!

<http://www.brookfieldowners.com/>

Trash Recycling Dates for December: 8th & 22nd

Trash Recycling Dates for January: 5th & 19th

Christmas Tree Drop-Off Recycling at TDS Landfill in Creedmoor or Georgetown. No décor, or face a \$45 fine.

Dec 26th 2018 - Jan 31st 2019

Bookmark the MUD Recycling page:

http://northtownmud.org/single_stream.html

Each household receives 2 free Bulk Pickups per calendar year through our trash service. To schedule a pickup, call: (512) 421-1360

We now have a Community Board! Check the sign near the pool / playground for neighborhood news and events!



Do you see an issue in the neighborhood?

Don't hesitate to call CMA at (512) 339-6962

CMA also has after-hours for urgent issues so calls will be handled 24/7.

Emergency? Call 311



Burglary Prevention Tips >>

Travis County Sherriff's Office

In an emergency, dial: 9-1-1 or 512-482-5860
Non-Emergency Dispatch: (512) 974-0845, Option 3

1. Crime increases during the holidays! LOCK IT UP!

Lock your cars and your homes. Install deadbolts on your exterior doors if you don't already have them. Lock your doors every time you leave the house, even if you're leaving for just a few minutes during the day. The most popular times for residential burglaries are weekday daylight hours. In over 1/3 of burglaries, there is no forcible entry--someone forgot to lock the doors.

2. Install solid doors.

Outside doors should be metal or solid hardwood and at least 1 3/4 inches thick.

3. Keep garage doors closed and locked.

Open doors and windows are commonly checked by burglars looking for an opportunity.

4. Secure sliding doors and windows.

Cut a broom-handle to the length of the bottom track so that the window or door will not slide open when forced.

5. Secure sash windows.

To prevent aluminum sash windows from being broken into, purchase a track lock that blocks the window track.

6. Send packages to pickup locations rather than your front porch.

Or have a neighbor or relative collect your items.

7. Purchase a security system.

A home alarm system can be a very effective burglary deterrent and fit into many people's needs. Test your system monthly.

8. Leave a light on.

When leaving on trips, leave a light on in the bathroom. In the bedroom, attach a lamp and radio to a 24-hour electric timer set to go on at dusk and off at your bedtime. Close bedroom drapes and blinds.

9. Use proper exterior lighting.

Place a light over every door. Double cones lights on each corner of the house will also light up windows.

10. Work together with your neighbors.

Share your number with your trusted neighbors and let them know when you are going to be away, ask them to watch your property.

11. Maintain a current list of the serial numbers from your property.

Write down the serial numbers from valuables throughout your house. Keep copies of the list in multiple areas.

12. Request Close Patrol when out of town.

Travis County Sherriff's Office offers Close Patrol to homeowners and residents when out of town. They will keep a closer eye on your home. The form is found at https://www.tcsheff.org/images/about/docs/close_patrol.pdf - For Brookfield, you will send this form to the East command.

13. If you see something, say something.

If you see something out of the ordinary or suspicious, don't post on social media and call it a day. Call the Travis County Sherriff's Office so they can come check it out. It may be nothing, but it could also prevent crime in our neighborhood. Err on the side of caution.

14. Mark your property. Mark your valuables with an engraver.

Marking your property serves as a deterrent to would-be burglars and it helps police in identifying and returning stolen property.

Read more tips from Travis County Sherriff's office at:
<https://www.tcsheff.org>



Check out the New Community Board located between the pool / playground on Tudor House. Just another way to stay up to date with news and events around the Brookfield neighborhood!

did You know...

Brookfield Owners Association is managed by Certified Management of Austin?

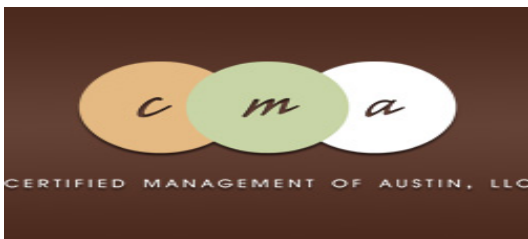
Certified Management is Brookfield Managing agent. Certified Management provide the oversight of the common elements, collect homeowners' dues, disburse payments, and maintain the Association's books and records. Certified Management enforces the Covenants, Conditions and Restrictions (CCR's) of the Association, which helps maintain property values and the aesthetics of your community.

Our property manager is Vangie Bocanegra and she can be reached at (512) 339-6962 between the hours of 8:00 a.m. - 5:00 p.m., Monday through Friday. Certified Management office does close daily from 12:00 p.m. – 1:00 p.m. for lunch. You may also contact their office by email to frontdesk@cmaaustin.com

Certified Management of Austin, LLC is committed to serving your community and offering each homeowner an avenue to communicate with our firm and the Board of Directors. Please feel free to contact us for issues that concern the community. A community is only as strong as its individual owners, and all owners working together make a cohesively inviting neighborhood. Please take every opportunity to become involved in your community...it will make a difference in the quality of your neighborhood!

Contact us at **512-339-6962**

www.brookfieldowners.com



101 River Hills Dr, Georgetown, TX 78628

Brookfield
Owners
Association
PFLUGERVILLE, TX

BOA >>>

Board of Directors

- Scott Dollins, President
- Richard Shelton, Vice President
- Juliennne "TT" Hoang, Treasurer
- Rachel Naugle, Secretary
- Marcy McKinley, Member-at-large

ACC Committee

- Scott Dollins
- Juliennne "TT" Hoang
- Richard Shelton

Architectural Rules Committee

- Jonathan Schindler, Chair
- Michelle Akindiva
- Marc Armstrong
- Leslie Hay
- Jenn Schmidt

Social Committee

- Rachel Naugle, Chair
- Erin Quarles, Newsletter

Want to help with the newsletter?

Submissions due by Jan 10th.

frontdesk@cmaaustin.com